

United States Bankruptcy Court
District of MarylandIn re:
Jefdan Properties, LLC
DebtorCase No. 25-12364-NVA
Chapter 11**CERTIFICATE OF NOTICE**District/off: 0416-1
Date Rcvd: Jun 26, 2025User: admin
Form ID: pdfallPage 1 of 2
Total Noticed: 2

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 28, 2025:

Recip ID	Recipient Name and Address
db	+ Jefdan Properties, LLC, 2235 Conquest Way, Odenton, MD 21113-2679
cr	+ WCP Fund I LLC, c/o The VerStandig Law Firm, LLC, 1452 W. Horizon Ridge Pkwy, #665, Henderson, NV 89012-4422

TOTAL: 2

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
tr		For Internal Use Only

TOTAL: 1 Undeliverable, 0 Duplicate, 0 Out of date forwarding address

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jun 28, 2025

Signature: /s/Gustava Winters**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 26, 2025 at the address(es) listed below:

Name	Email Address
Gerard R. Vetter	gerard.r.vetter@usdoj.gov
Maurice Belmont VerStandig	mac@mbvesq.com lisa@mbvesq.com, mahlon@dcbankruptcy.com, mac@dcbankruptcy.com, verstandig.mauricer104982@notify.bestcase.com, verstandiglaw@recap.email
Robert Grossbart	robert@grossbartlaw.com debra@grossbartlaw.com
US Trustee - Baltimore	USTPRegion04.BA.ECF@USDOJ.GOV

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Entered: June 26th, 2025

Signed: June 26th, 2025

SO ORDERED

Nancy V. Alquist
 NANCY V. ALQUIST
 U. S. BANKRUPTCY JUDGE

IN THE UNITED STATES BANKRUPTCY COURT
 FOR THE DISTRICT OF MARYLAND
 BALTIMORE DIVISION

In re:)	Case No. 25-12364-NVA
)	(Chapter 11)
Jefdan Properties, LLC)	
)	
Debtor.)	
_____)	

ORDER GRANTING CONSENT MOTION TO SPECIALLY SET HEARINGS

Upon consideration of the Consent Motion to Specially Set Hearings (the “Motion”) filed by WCP Fund I LLC as servicer for SF NU, LLC (“WCP”), the consent of all parties thereto, the record herein, and applicable law, it is, by the United States Bankruptcy Court for the District of Maryland, hereby:

ORDERED, that the Motion be, and hereby is, GRANTED; and it is further

ORDERED, that the hearings on (i) the motion, of the United States Trustee, to convert or dismiss this case, DE #39; and (ii) the motion, of WCP, for relief from the automatic stay, DE #42, be, and hereby are, CONTINUED to 10:30 am prevailing eastern time on July 22, 2025.

Copies: All counsel of record